

1A Main Street, Ponteland,
Newcastle Upon Tyne, NE20 9NH

Tel: 0191 2511189

Web: www.tp-property.co.uk

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Trading Places



Hawks Edge, West Moor - £125,000

- First Floor Flat Apartment
- Spacious Lounge /Dining
- Bathroom wc
- Two Double Bedrooms
- Fitted Modern Kitchen
- Garage Parking Below



Whitley Bay Tel: 0191 251 1189



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Hawks Edge, West Moor

Trading Places are delighted to bring to the market for sale this delightful deceptively spacious two bedroom upper detached flat located on this popular new build development on Hawks Edge of West Moor. Situated close to local shopping facilities, amenities and having easy access to transport links for commuting into Newcastle, Four Lane Ends being the closest metro link which is only a few miles away. The property is immaculately presented throughout and ideal for first time buyers or for purchasers looking for a rental investment. Benefitting from double glazing, gas central heating and briefly comprising of:- Entrance lobby and stairs to first floor, spacious lounge and dining room, fitted kitchen with built in appliances, two bedrooms and a bathroom wc.. Externally there is a carport under the flat providing off street parking. The property is being sold with no upper chain and viewings are to be arranged through our office on 0191-2511189. EPC Rating C.

Entrance Lobby

Double glazed panel door, stairs to first floor.

Landing

Double glazed window to the rear, radiator, access to spacious partially boarded loft.

Lounge Dining Room 5.39 x 3.05 (17'8 x 10'0)

Two double glazed window to the front elevation, two radiators, television point and archway to kitchen.

Kitchen 2.36 x 1.71 (7'9 x 5'7)

Fitted with a range of modern cherry wood wall and base units with contrasting roll top work surfaces, built in electric over with halogen hob and extractor above, one and a half bowl sink and drainer, wall mounted boiler housed in wall unit, double glazed window to the rear, tiled splash backs.

Bedroom one 5.16 x 2.79 (16'11 x 9'2)

Double glazed windows to the front and rear elevations, radiator.

Bedroom two 4.11 x 2.47 (13'6 x 8'1)

Double glazed window to the front elevation, radiator.

Bathroom wc

Three piece white suite comprising of:- panelled bath with plumbed shower over, low level wc, pedestal wash hand basin, double glazed frosted window to the rear, radiator, spot lighting to ceiling, extractor fan and radiator.

External

Car port parking under the property accessed from the front via tarmac drive way.

Disclaimer. These particulars are believed to be accurate but they are not guaranteed and do not form a contract. These particulars are not intended to be statements or representations of fact and any intending purchaser or lessee must satisfy himself by inspection or otherwise as to the correctness of each of the statements contained in these particulars. Any floorplans on this brochure are for



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